

ROSSLYN FARMS BOROUGH COUNCIL
Conditional Use Hearing and Regular Council Meeting
June 13, 2022

- Time:** The meeting was called to order at 7:00 PM.
- Location:** Rosslyn Farms Community Center, Calvert Room
- Attendees:** Vice President Dave Robb (2025) was present and chaired the meeting. Council members Barbara Becker (2025), Chad Green (2023), and Jay Lear (2023) were present. Also present were Mayor Isabel Ford (2025), Secretary/Treasurer Dorothy Falk, Solicitor Emily Mueller, and Engineer Jamie Harshman.
- Regrets:** Council President Steve Tassarò (2023), Council members Jonathan Glance (2025) and Lee Griffin (2025).
- Materials:** A sign-in sheet and agenda were provided to those in attendance
-

The Pledge of Allegiance was recited.

ROLL CALL

Roll was taken as indicated above.

HEARING FOR CONDITIONAL USE APPLICATION FOR PROPOSED CRAFTON GARAGE

Solicitor Mueller introduced the conditional use application for the proposed Crafton public works garage.

The hearing was transcribed by a licensed stenographer.

Ms. Becker made a motion that council approve the conditional use application with the conditions that the site lighting be dark skies compliant and that the lighting on the back and side of the building be occupancy based. Mr. Lear seconded the motion, and it passed unanimously.

The hearing was concluded at 8:00 PM.

CONSIDERATION OF LAND USE APPLICATION BY CRAFTON BOROUGH FOR PROPOSED DPW GARAGE

Crafton Interim Manager Doug Sample and Crafton Borough Engineer Alberto Jarquin (of Gateway Engineers) were present. They stated that the conditions outlined by Mr. Harshman had been met and that they would obtain the bond estimate within a couple of days. They will provide the environmental impact statement upon receipt.

Mr. Harshman recommended that council approve the land use application subject to Crafton satisfying the requirements outlined in his letter dated June 13, 2022, execution of a developer's agreement with Rosslyn Farms, and Crafton covering Rosslyn Farms' costs for review.

Ms. Becker made a motion that council approve the Crafton land use application subject to the conditions that Crafton satisfy the requirements outlined in Mr. Harshman's letter dated June 13, 2022, execute a developer's agreement with Rosslyn Farms, and cover Rosslyn Farms' costs. Mr. Green seconded the motion and it was approved unanimously.

Mr. Sample will send a rendering of the building to Ms. Falk to distribute to council.

APPROVAL OF PRIOR MEETING MINUTES

Mr. Lear made a motion to accept the minutes from May 9, 2022 as presented. The motion was seconded by Mr. Green, and it passed unanimously.

PUBLIC FORUM

Nick Van der Merwe and Laura Vincent of Rosslyn Road were present to discuss water issues that are affecting their property, including stormwater runoff and drainage. Mr. Robb suggested they meet with him and President Tassarò to discuss further.

Derek Luke reported on the second Kings Highway trail clean-up day. More logs and debris were removed. He reported that storm water is washing out the mulch. Mr. Van der Merwe indicated that excess water is also killing trees in the area. A discussion was held on the effectiveness of using pipe to channel the water. Mr. Harshman suggested that retention areas (pond) would be better. He indicated that the DEP has a Growing Greener program that this project might be eligible for.

ALCOSAN Municipal Relations Coordinator Joseph Day was present to answer questions regarding the transfer of shared sewer lines. He will meet with Ms. Falk to review the transfer process and requirements.

SOLICITOR'S REPORT

Solicitor Mueller summarized activities from the previous month.

ENGINEER'S REPORT

Mr. Robb reported that the update to the baseline due diligence plan was ready to submit.

Resolution to transfer shared sewer line to ALCOSAN: Ms. Becker made a motion that council pass a resolution indicating its intent to transfer the sewer line shared with Carnegie to ALCOSAN. Mr. Green seconded the motion, which passed unanimously.

MAYOR'S REPORT

Mayor Ford gave the police report for May. There were three incidents in the industrial park: one alarm (false), one theft, and one dog incident. In the residential area, there was one welfare check, one domestic disturbance, one report of property damage, and one stolen license plate. There was also one medical call where the ambulance was misdirected to Park Street in South Fayette instead of Park Road in Rosslyn Farms, resulting in a delay.

No new information is available for the timing of the parkway bridge repair, which will require shutting down the parkway for two consecutive nights.

SECRETARY/TREASURER'S REPORT

Ms. Falk presented council with a list of deposits since the previous meeting. She also distributed a balance sheet and P&L report.

Disbursements: Ms. Falk presented council with a list of disbursements for bills received since the May meeting. She requested that council also approve a refund check for \$250 to Jada Davis for a cancelled rental of the Community Center, \$820.06 for a real estate tax refund to Molly Brennan and Daniel Bender due to a change in assessed value, and the annual \$3,000 contribution to the Crafton VFD equipment fund. A discussion followed. Ms. Becker made a motion that council approve the disbursements as presented, including the checks to Davis, Brennan/Bender, and the Crafton VFD. Mr. Lear seconded the motion, and it passed unanimously.

Audit Report for 2021 Financials: Ms. Falk reviewed the 2021 financial report prepared by Hosack, Specht, Muetzel, and Wood. No major issues were identified. The concise financials will be published in the Post Gazette, as required.

COMMITTEE REPORTS

Code management (Green) –Mr. Green updated council on the current status of citations and hearings. There are two current property maintenance issues and two pending permits.

Communication/Website (Green) – Mr. Green reported that the agenda and minutes have been posted to the website.

Community Facilities (Becker) - Items identified in the new rental agreement with Evergreen Montessori are being addressed. Work has begun on the repair and replacement of doors on the lower level. A discussion was held on the possibility of additional liability coverage for Community Center rentals as a result of school shootings. Ms. Falk will contact PIRMA for additional information.

Finance/Grants (Robb) – No report.

Human Resources (Lear) – Mr. Lear reported that the new seasonal employee Robert Chapman will start this week.

Infrastructure (Tassaró) – No report.

Parks/Recreation (Griffin) – Mr. Robb reported that Mr. Glance has been in communication with Dan McDowell of LaQuatra Bonci regarding expanding the scope of the agreement. A discussion was held regarding how best to proceed. Council determined that it will review the current updated design to identify the appropriate next steps and phasing. June 23 was established for a walk-around regarding the community connections plan, to include Ms. Griffin, Mr. Glance, Mr. Luke, and Mr. McDowell.

Waste/Recycling (Glance) – A discussion was held on recent missed trash and recycling collections. Residents are advised to contact Waste Management directly when their trash is not picked up, in addition to reporting it to the Borough.

OLD BUSINESS

None.

NEW BUSINESS

None.

ADJOURNMENT

Mr. Green made a motion that council adjourn the meeting at 9:20 PM. Ms. Becker seconded the motion, which carried.